19432 Box 36 (2)

This Instrument prepared by:
Bankers Title & Escrow Corporation
5409 Maryland Way, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER: SEND TAX BILL TO: MAP-PARCEL
Map 116-8
Parcel 136

Davidson County DEEDWARR
Recvd: 04/16/03 16:36 2pgs
Fees:13.00 Taxes:1563.25
20030416-0051060

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, National Residential Nominee Services, Inc., a Delaware Corporation, the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said Richard Lansing Whitcomb and wife, Miranda T. Whitcomb (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, BEING Lot No. 4 on the Plan of D.T. Crockett's Woodmont Park Subdivision, of record in Book 547, page 148, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.
>
> Being the same property conveyed to National Residential Nominee Services, Inc., a Delaware Corporation, by deed from Harold H. Pilgrim, III and wife, Gillian Claire Pilgrim, of record in Instrument No. 20030416 0051059, Register's Office for said County.
>
> This conveyance is subject to the following: Taxes for the year 2003 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 547, page 148; easements of the record in Book 4007, page 208; all of record in the Register's Office for Davidson County, Tennessee.

This is improved property known as 3900 Woodmont Blvd., Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to

the said Grantee, and Grantee's successors and assigns forever.

And Grantor covenants with the said Grantee that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is free from all encumbrances made or suffered by Grantor except to the extent otherwise set forth herein.

And Grantor does further covenant and bind itself, and its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons claiming by, through or under the Grantor, but not further or otherwise.

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed this 9th day of April, 2003.

NATIONAL RESIDENTIAL NOMINEE SERVICES, INC., A DELAWARE CORPORATION

By: _____

Its: Vice President

STATE OF Texas
COUNTY OF Dallas

Personally appeared before me, the undersigned, a Notary Public of said county and state, Shem Fowler with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that she as the Vice President of National Residential Nominee Services, Inc., a Delaware Corporation, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 9th day of April, 2003.

_____
Notary Public

TERRY R. HEMBREE NOTARY PUBLIC STATE OF TEXAS EXPIRES 11-22-2006

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $ 422,500.00.

_____
Affiant

Subscribed and sworn to before me this 15 day of April, 2003.

_____
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 3/26/05